

City of Tempe  
P. O. Box 5002  
31 East Fifth Street  
Tempe, AZ 85281  
480-350-8331



Development Services  
Planning Division

## Zoning Fees

### FEE SCHEDULE

a.	Pre-application plan review ("Friday Mark-ups")	\$50.00
b.	WRITTEN ADMINISTRATIVE DECISIONS, WRITTEN ORDINANCE INTERPRETATIONS AND APPEALS OF ZONING ADMINISTRATOR OPINIONS	
	Single Family Dwelling Units	\$100.00 per lot
	All Other Uses	\$300.00 each
c.	Variances	
	Single Family Dwelling Units	\$100.00 per lot
	One (1) Duplex on a Single Lot	\$200.00 per lot
	One (1) Triplex on a Single Lot	\$200.00 per lot
	One (1) Fourplex on a Single Lot	\$200.00 per lot
	All Other Uses	\$300.00
	Unauthorized Construction / Installation	Twice the normal fees (May be waived by Development Services Mgr.)
d.	Use Permits	
	Single Family Dwelling Units	\$100.00 each
	All Other Uses	\$300.00 each
	Unauthorized Activity	Twice the normal fees (May be waived by Development Services Mgr.)
e.	Amendments To Zoning Map (Rezoning)	\$1000.00 per classification + \$100.00 per net acre
f.	Preliminary Planned Area Development And General Plans Of Development	\$1000.00 + variances and use permit fees as applicable.
	Amendments	\$500 + variances and use permit fees as applicable
g.	Preliminary Subdivisions & Amendments	\$500.00 + \$20.00 per net acre
h.	Final Planned Area Development And Final Plans Of Development	\$1000.00 + variances and use permit fees as applicable.
	Amendments	\$500 + variances and use permit fees as applicable
i.	Final Subdivisions and Amendments	\$500.00 + \$20.00 per net acre
j.	Site Plan	\$250.00 + \$50.00 per net acre + variances and use permit fees as applicable

k.	Continuance at Applicant's Request After Legal Advertising	\$100.00
l.	Design Review	
	Complete – Buildings, Site, Landscape, Signs	\$200.00 for 5 acres or less \$400.00 over 5 acres
	Remodel/modification	\$200.00
	Separate Landscape Plan	\$100.00
	Sign Package	\$100.00
	Separate Signs	\$ 50.00
	Reconsiderations	Same as original fee
	Continuance at Applicant's request	Same as original fee
m.	Sign Permits	Fees include Plan Review, the Initial Inspection and One Re-inspection.
	One Sign	\$140.00
	Each Additional Sign	\$ 60.00
	Unauthorized Installation of Sign(s)	Twice the normal fees may be charged
	Each Additional Re-inspection	\$ 50.00
	Grand Openings, Banners, Pennants or Displays	\$ 25.00 each event
	Temporary Sports Paraphernalia Permit (Not to exceed 30 days)	\$600.00 each <i>(This fee is collected by Financial Svcs., Tax &amp; License Division)</i>
n.	General Plan 2020 Amendments	
	<u>Regular Amendment</u>	
	Text Change	\$200.00
	Map Change	\$200.00 + \$20.00 per gross acre up to a total of \$500.00
	<u>Special Amendment</u>	
	Text Change	\$500.00
	Map Changes	\$2000.00 + \$100.00 per gross acre up to a total of \$5,000.00
	Regular or Special Amendment in the Neighborhood Revitalization Area consisting of 5 acres or less	\$200.00 + \$20.00/acre
	Appeal of Development Services Director's Decision	\$100.00
o.	Public Hearing Notice Signs	\$25.00 per sign for 2 acres or more (single family residential exempt)

**NOTE:**

All zoning and development fees within the Apache Boulevard Redevelopment Area may be reduced up to 50% for the following listed uses or other uses with a recommendation of the Apache Boulevard Project Area Committee by the City Council under conditions contained within a development agreement:

- Grocery Store
- Pharmacy
- Hardware Store
- Child Care Center
- Family Doctors / Medical Specialist Offices
- General Household Goods and Services Businesses (dry cleaner, shoe repair, etc.)
- Artisans Studios or Schools
- Arts Center or Art Gallery
- For-Sale Housing not to exceed 24 dwelling units per acre maximum and initially restricted to sales to individual owner / occupant buyers. For-Sale housing would also require a subdivision plat (or condo), and each unit must be individually metered for water, electric, gas, and any other applicable utilities.